



I-285 WB Auxiliary Lane Extension

P.I. #: 0017130

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*P3 Construction Program Manager/
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OAD Project Manager

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Disclaimer Statement

During this industry forum, Georgia DOT will provide information about the project's delivery goals, anticipated scope, anticipated Design-Build procurement process, and potential risks.

This is a recorded presentation. **Any information provided by Georgia DOT shall be considered as informational only and is subject to change.**

Agenda

- Design-Build (DB) Overview – Andrew Hoenig
- I-285 Auxiliary Lane Extension Project Overview – Anthony Tate
- Procurement Overview – Andrew Hoenig

Design-Build Overview

Andrew Hoenig, P.E., DBIA

P3 Construction Program Manager/ Design-
Build Program Manager



Design-Build Overview

Design-Build

- Combines preconstruction-related services with construction services into one contract.
- Allows the contractor to participate in the project's design in an effort to improve communications, expedite project delivery, and reduce costs.

Governed by:

- 23 Code of Federal Regulations (CFR) Part 636
- Georgia Code Section 32-2-81 (Enacted 2004)
- Board Rules, Chapter 672-18 (Adopted 2006 and 2013)

Upcoming Design-Build Projects

| Project | PI Number(s) | County | Anticipated Selection Method | Letting |
|--|---------------------------------|------------|------------------------------|---------|
| SR 400 Phase 1 DB Project | 0001757 | Fulton | 2 Ph Low Bid | Q2 2022 |
| I-285 Westbound Auxiliary Lane Extension | 0017130 | Fulton | 2 Ph Low Bid | Q2 2022 |
| FY22 Design-Build Bridge Bundle | 0018124 | District 4 | 2 Ph Low Bid | Q3 2022 |
| SR 316 @ SR 211 & SR 316 @ Barber Creek Rd | 0010352, 0013910 | Barrow | BV | Q2 2023 |
| SR 316 @ Jimmy Daniel Rd, SR 316 @ Virgil Langford & SR 316 @ Oconee Connector | 0013767, 0013768, 0013769 | Oconee | BV | Q4 2023 |
| SR 25 @ Darien River Bridge Replacement | 0013599 | McIntosh | TBD | Q4 2023 |
| SR 316 @ Carl - Bethlehem Rd & SR 316 @ Kilcrease Rd | 0013902, 0013903 | Barrow | BV | Q2 2024 |

I-285 Auxiliary Lane Extension Project Overview

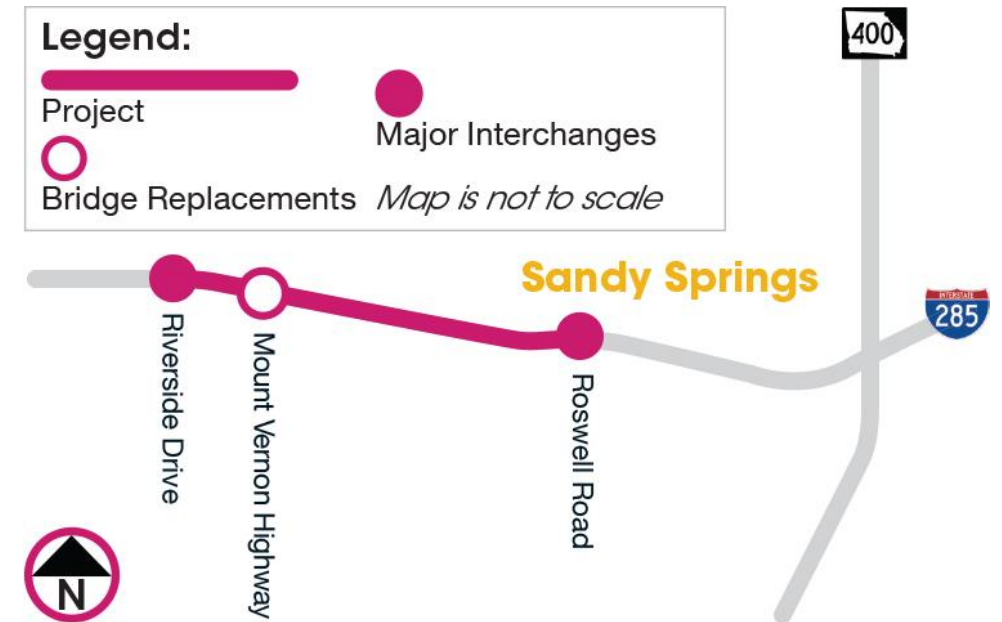
Anthony Tate

OAD Project Manager



Project Overview

- Adds an auxiliary lane along I-285 between Roswell Road and Riverside Drive
- Replaces the Mount Vernon Highway bridge over I-285
- Widens I-285 bridge over Long Island Drive to accommodate the auxiliary lane; lowers Long Island Drive to provide vertical clearance
- ROW required along Mount Vernon Highway
- Environmental document anticipated to be approved in Q1 2022
- No required Public Information Open House (PIOH)

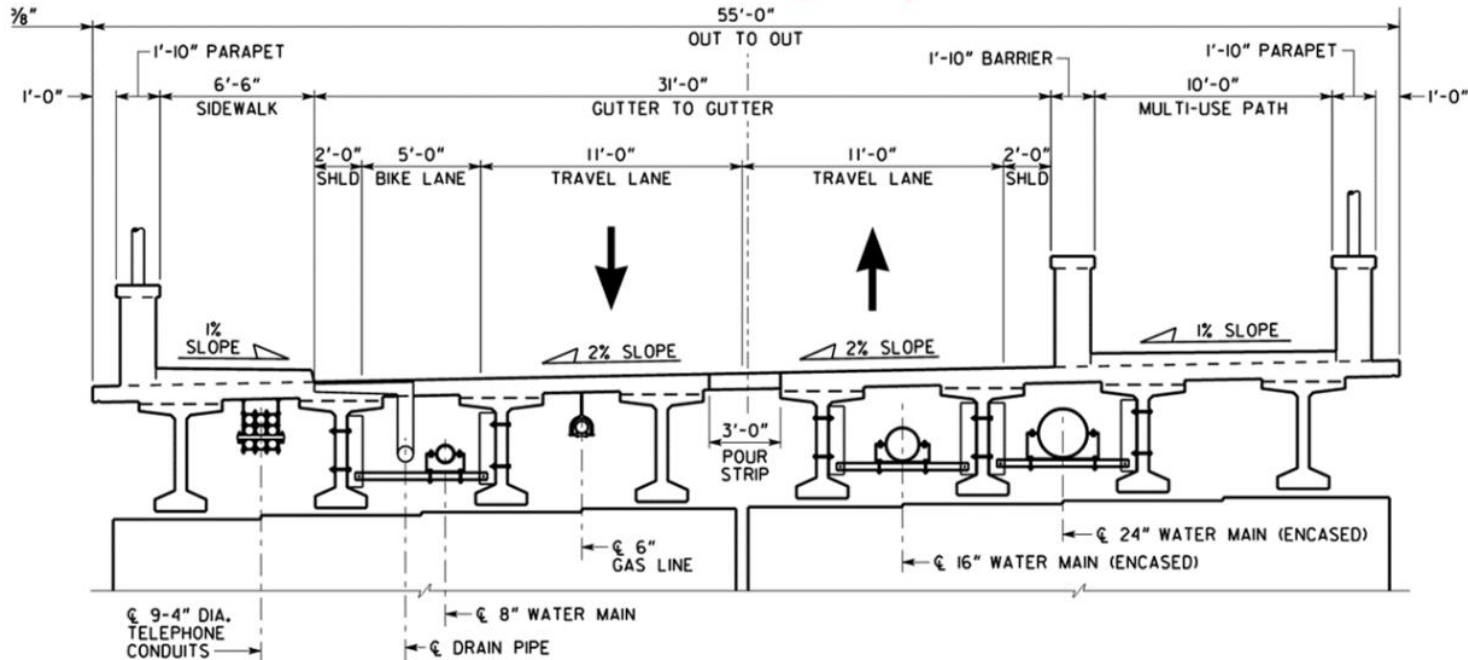


2023
Construction starts



2025
Substantial Completion

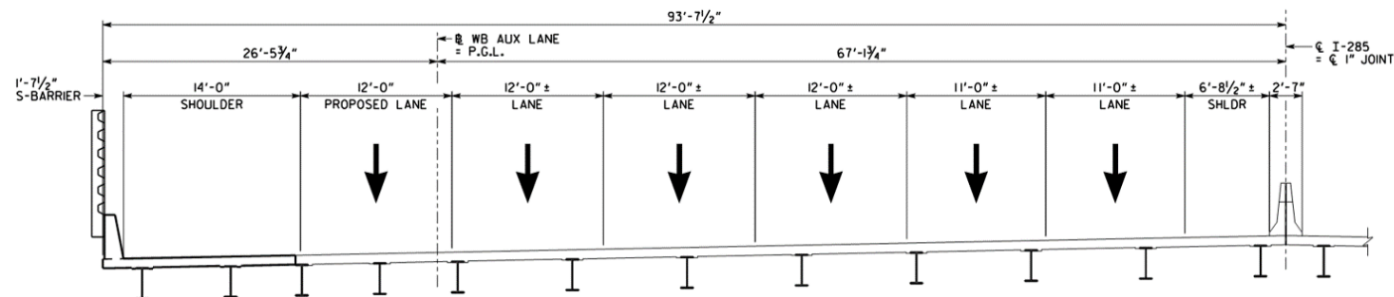
Typical Section + Renderings



Mount Vernon Highway



Aesthetics to be included for Mount Vernon Highway



Long Island Drive – Construction Complete

Design-Builder Roles and Responsibilities

- Design and construction
- Schedule development/management
- Maintain traffic control and construction signage
- Detour notification support
- Utility coordination
- Complete project within a defined timeline

Georgia DOT Roles and Responsibilities

- Submittal review by Georgia DOT/GEC
- Media relations by Georgia DOT
- Construction Oversight/CEI
 - Material Testing will be provided by OMAT
 - CEI performed by Georgia DOT's Office of Alternative Delivery (OAD), supported by a consultant to be procured by OAD. CEI consultant may not be a Prime consultant or an Engineer of Record on any Design-Builder.

Risks and Mitigation Strategies

| Risk | Mitigations for RFP |
|------------------|---|
| Environmental | <ul style="list-style-type: none"> • CE approval Q1 2022 • Re-eval anticipated during post-let |
| Utilities | <ul style="list-style-type: none"> • QL-B, QL-D, and pothole information will be provided • Executed MOUs in RFP • Early and ongoing coordination with utility providers |
| Right-of-Way | <ul style="list-style-type: none"> • GDOT acquiring property, date certain for acquisition completion will be provided in the RFP |
| Design Exception | <ul style="list-style-type: none"> • Inside shoulder widths |

Risks and Mitigation Strategies

| Risk | Mitigations for RFP |
|---------------------------|---|
| Geotechnical | <ul style="list-style-type: none"> Existing BFIs and Soil Survey will be provided |
| Local Outreach | <ul style="list-style-type: none"> Early and ongoing coordination with stakeholders |
| Cost Estimate | <ul style="list-style-type: none"> Continue to monitor industry trends |
| Overall Contract Duration | <ul style="list-style-type: none"> Established in RFP Critical Path Method Schedule is required |

Procurement Overview

Andrew Hoenig, P.E., DBIA

P3 Construction Program Manager/ Design-
Build Program Manager



Procurement Method

- Two phase, Low bid (Shortlist)
- Technical proposals will be reviewed on a pass/fail basis
- Price proposals developed based on the advertised RFP
- Apparent Successful Proposer shall be the Responsive Proposer who submits the Lowest Qualified Price for the project
- Alternative Technical Concepts (ATC) **will** be accepted

Anticipated Area Classes for Lead Design Consultant

| NUMBER | AREA CLASS |
|--------|----------------------|
| 3.02 | Urban Roadway Design |

Anticipated Area Classes for DB Team Members

| NUMBER | AREA CLASS |
|----------|--|
| 1.06 (a) | NEPA Documentation |
| 1.06 (b) | History |
| 1.06 (c) | Air Studies |
| 1.06 (d) | Noise Studies |
| 1.06 (e) | Ecology |
| 1.06 (f) | Archaeology |
| 1.07 | Attitude, Opinion, and Community Value Studies |
| 3.05 | Urban Interstate Highway Design |
| 3.06 | Traffic Operations Studies |
| 3.07 | Traffic Operation Design |
| 3.08 | Landscape Architecture |
| 3.10 | Utility Coordination |

| NUMBER | AREA CLASS |
|----------|--|
| 3.13 | Bicycle and Pedestrian Facility Design |
| 3.15 | Highway Lighting and Outdoor Lighting |
| 4.01 (a) | Minor Bridge Design |
| 5.01 | Land Surveying |
| 5.02 | Engineering Surveying |
| 5.08 | Overhead/Subsurface Utility Engineering (SUE) |
| 6.01 (a) | Soil Survey Studies |
| 6.02 | Bridge Foundation Studies |
| 6.03 | Hydraulic and Hydrologic Studies (Soils & Foundations) |
| 9.01 | Erosion, Sedimentation and Pollution Control Plan (ESPCP) Preparation |
| 9.02 | Rainfall and Runoff Reporting |
| 9.03 | Field Inspections for Compliance of Erosion and Sedimentation Control Device Installations |

SOQ Evaluation Criteria

- SOQ Evaluation Criteria (Shortlist)
 - Statements of Qualifications (SOQ) will be reviewed for responsiveness, then evaluated by a Technical Review Committee.
 - Proposers that are deemed responsive and have been shortlisted may submit a price and technical proposal in response to the RFP in accordance with criteria included in the Design-Build Manual.

RFQ Evaluation Criteria

- RFQ Required/Key Personnel
 - Lead Contractor Project Manager
 - Lead Design Consultant Project Manager
 - Engineer of Record
 - Contractor Superintendent
 - Quality Control Manager

RFQ Evaluation Criteria

- Experience and Qualifications
 - Personnel Evaluation: Lead Contractor Project Manager
 - Personnel Evaluation: Lead Design Consultant Project Manager
 - Personnel Evaluation: Key Personnel
 - Firm Evaluation: Lead Contractor
 - Firm Evaluation: Lead Design Consultant
- Suitability
 - Team Evaluation: Apparent Suitability to Provide Services for the Project

Required Information – RFQ Phase (1/3)

- Lead Contractor/Lead Design Consultant basic company information
- Lead Contractor Certificate of Qualifications
- Lead Design Consultant and subconsultants Notice of Professional Consultant Qualifications
- Matrix listing proposer's Georgia DOT Prequalified Area Classes
 - Respondent's team must have an identified team member that is prequalified for each of the foregoing GDOT Prequalified Area Classes
- Exhibit II
 - Certification Form for Lead Contractor
 - Certification Form for Lead Design Consultant

Required Information – RFQ Phase (2/3)

- Statements of Disclosure (Conflict of Interest)
- Organizational Chart and Narrative
- Letters regarding financial capacity of Respondent, Lead Contractor, and Lead Design Consultant
- Signed Certificate and Acknowledgment (bond) Form

Required Information – RFQ Phase (3/3)

- **Industrial Safety Record**
- **Key Personnel experience and qualifications**
 - 10 years industry experience for each Key Personnel position and should include at least three years of experience in the same or similar role for projects of similar size and complexity as the Project
- **Lead Contractor experience and qualifications**
 - At least three construction projects delivered using Design-Build and/or Design-Bid-Build projects which collectively demonstrate similar size, function, scope of the project, project understanding and Design-Build approach.
- **Lead Design Consultant experience and qualifications**
 - At least three design projects delivered using Design-Build and/or Design-Bid-Build contracting that demonstrate similar size, function, and/or scope of the project.

RFP Process

- Multiple volumes
 - Instructions to Proposers
 - Design-Build Agreement
 - Technical Provisions
- Proposer feedback
 - During one-on-one meetings
 - Question and Response
- Proposal packages will include an administrative information submittal , technical proposal, and a price proposal to include firm fixed pricing secured by a proposal bond
- ATCs will be accepted
- Georgia DOT will provide a Stipulated Fee to responsive proposers not selected for award

Alternative Technical Concepts (ATC)

- Proposers may submit ATCs
- Confidentiality will be maintained throughout RFP process
- One-on-one meetings will be held
- Accepted ATCs will be approved on a proposer-specific basis
- GDOT may negotiate approved ATCs from unsuccessful Proposers into the awarded Design-Builder contract

Anticipated Stipulated Fee

Table 1.2 of the Design-Build Manual:

| Design-Build Contract Value | Best Value | Two Phase Low Bid (with Shortlist) | Two Phase Low Bid (all qualified) | One Phase Low Bid |
|-----------------------------|----------------------------------|------------------------------------|-----------------------------------|-------------------|
| ≥\$50 M | 0.2% Minimum 0.2% Recommended | 0.1% Minimum 0.2% Recommended | 0% Minimum 0.1% Recommended | No Stipulated Fee |
| <\$50 M | 0.2% Minimum 0.4% Recommended | 0.1% Minimum 0.2% Recommended | 0% Minimum 0.1% Recommended | No Stipulated Fee |

Stipulated Fee: \$50,000

Stipulated Fee Requirements

- Proposers must turn over all project-related information collected and prepared during the preparation of technical and price proposals
 - Approved ATCs
 - Revised plan layouts
 - Geotechnical information
 - CAD files
 - Detailed project schedule
 - Record of correspondence
- Information will be provided to awarded team

Tentative Procurement Schedule

| ACTIVITY | |
|------------------------------------|-------------|
| PNA Advertisement | 09/30/2021 |
| Industry Forum | 11/8/2021 |
| Industry One-on-One Meetings | 11/8-9/2021 |
| RFQ Advertisement | 12/3/2021 |
| Receive SOQs | 1/6/2022 |
| Issue RFP | 2/11/2022 |
| Receive Proposals | 5/19/2022 |
| Letting/Announce Successful Bidder | 5/27/2022 |

Questions?

During project procurement, all proposer questions shall be submitted to the Department via email:

1285WBAux@dot.ga.gov.

References:

Georgia DOT Design-Build Web Page

<http://www.dot.ga.gov/PS/Innovative/DesignBuild>

Georgia DOT Design-Build SharePoint Site

<http://mydocs.dot.ga.gov/info/designbuild/default.aspx>

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